

PEGGY ANN BICKERSTAFF JOHNSTON,

PLAINTIFF

VS.

ALL CLAIMANTS OF ANY RIGHTS, TITLE,
INTEREST IN AND TO, OR LIEN OR
ENCUMBRANCE UPON, THE FOLLOWING
DESCRIBED PROPERTY: AN IN REM, THE
FOLLOWING DESCRIBED REAL PROPERTY
LOCATED IN SHELBY COUNTY, ALABAMA,
TO WIT: A part of the NW 1/4 of the
NW 1/4 Section 24, Township 20
South, Range 3 West, etc., at el,

DEFENDANT'S

IN THE

CIRCUIT COURT

FOR

SHELBY COUNTY, ALABAMA

CASE NUMBER CV 79-104 (E)



19790801000098440 1/3 \$.00
Shelby Cnty Judge of Probate, AL
08/01/1979 12:00:00 AM FILED/CERT

FINAL DECREE

This cause coming on to be heard and being submitted by the Plaintiff
for Final Decree upon the pleading, oral testimony and proof as noted.

It appears unto the Court that entries of default have been entered
heretofore against the Defendants'; all claimants of any right, title interest
in and to, or lien or encumbrance upon, that certain real property located in
Shelby County, addresses unknown and In Rem against the following described
land situated in Shelby County, Alabama, to wit:

A part of the NW 1/4 of NW 1/4 Section 24, Township
20 South, Range 3 West, described as follows: Begin
at the intersection of the West line of Main Street
with the South line of West Street in Town of Pelham
and run in a Southerly direction along Westline of
Main Street a distance of 424.9 feet to an old iron.
Thence continue southerly along preceeding course
for a distance of 60.0 feet; thence turn an angle
to the right of 90 degrees 28.5 minutes and run
westerly a distance of 161.55 feet, said point being
the point of beginning. Thence continue westerly
along the preceeding course for a distance of 63.9
feet to an old iron. Thence turn an angle to the
right of 79 degrees 47 minutes and run northerly for
a distance of 117.7 feet to an old iron. Thence turn
an angle to the right of 71 degrees 11 minutes and
run northeasterly for a distance of 86.35 feet, thence
turn an angle to the right of 115 degrees 41 minutes
and run southerly for a distance of 158.0 feet to the
point of beginning. Said previous course being 12.0
feet more or less west of an old well shed. Containing
0.2 acres more or less, and except that portion for road
right-of-ways and utilities right-of-ways,

and against any and all persons or parties reputed to claim or to claim
any right, title to, interest in, lien or encumbrance upon the same or any
part thereof, said interest of default having been made upon the motion of
the Plaintiff after publication was made in the Shelby County Reporter, a

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July 1979

Shelby County, Alabama



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newspaper of general circulation in Shelby County, Alabama on April 26, May 3, May 10, May 17, 1979, calling upon the Defendants' to plead, answer or otherwise defend on or before thirty-days (30) from May 28, 1978.

It appears unto the Court further, that none of the Defendants' herein have intervened or claimed any interest in said land and the Court having considered the pleadings and proof produced and having understood the same, it is the opinion that the Plaintiff is entitled to relief prayed; it is therefore,

ORDERED, ADJUDGED AND DECREED, that Peggy Ann Bickerstaff Johnston, Plaintiff in this cause, has title to and is the owner and fee simple as against the Defendants' in this cause to the following described real estate, to wit:

A part of the NW 1/4 of NW 1/4 Section 24, Township 20 South, Range 3 West, described as follows: Begin at the intersection of the West line of Main Street with the South line of West Street in Town of Pelham and run in a Southerly direction along West line of Main Street a distance of 424.9 feet to an old iron. Thence continue southerly along preceeding course for a distance of 60.0 feet; thence turn an angle to the right of 90 degrees 28.5 minutes and run westerly a distance of 161.55 feet, said point being the point of beginning. Thence continue westerly along the preceeding course for a distance of 63.9 feet to an old iron. Thence turn an angle to the right of 79 degrees 47 minutes and run northerly for a distance of 117.7 feet to an old iron, Thence turn an angle to the right of 71 degrees 11 minutes and run northeasterly for a distance of 86.35 feet, thence turn an angle to the right of 115 degrees 41 minutes and run southerly for a distance of 158.0 feet to the point of beginning. Said previous course being 12.0 feet more or less west of an old well shed. Containing 0.2 acres more or less, and except that portion for road right-of-ways and utilities right-of-ways,

situated in Shelby County, Alabama.

It is further, ORDERED ADJUDGED AND DECREED, by this Court that the right, title, interest and ownership of the Plaintiff in and to said property hereby established and forever quiet against the claims of all claimants of any rights, interest in and to, or lien or encumbrance upon, and In Rem against the following described real estate situated in Shelby, County, Alabama, to wit:

A part of the NW 1/4 of NW 1/4 Section 24, Township 20 South, Range 3 West, described as follows: Begin at the intersection of the West line of Main Street with the South line of West Street in Town of Pelham and run in a Southerly direction along West line of Main Street a distance of 424.9 feet to an old iron. Thence continue southerly along preceeding course for a distance of 60.0 feet; thence turn an angle to the right of 90 degrees 28.5 minutes and run westerly a distance of 161.55 feet, said point being

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situated in the city limits of Pelham, Alabama, and any and all persons and parties reputed to claim or that claim any right, title to, or interest in, lien or encumbrance on the same or any part thereof, and the defendants' herein.

It is further,

ORDERED, ADJUDGED, AND DECREED, by this Court that the Defendants' have no right, title to, interest in, lien or encumbrance upon said real estate or any part thereof.

It is further,

ORDERED, ADJUDGED, AND DECREED, by this Court that the register of this Court certify copies of this Decree and record same in the office of the Judge of Probate of Shelby County, Alabama and the same shall be indexed in the same book and the same manner in which deeds are recorded and the said Decree shall be indexed in the name of the Defendants' against whom this relief is granted in the direct index, and in the name of the Plaintiff in quiet possession of the lands in the reverse index.

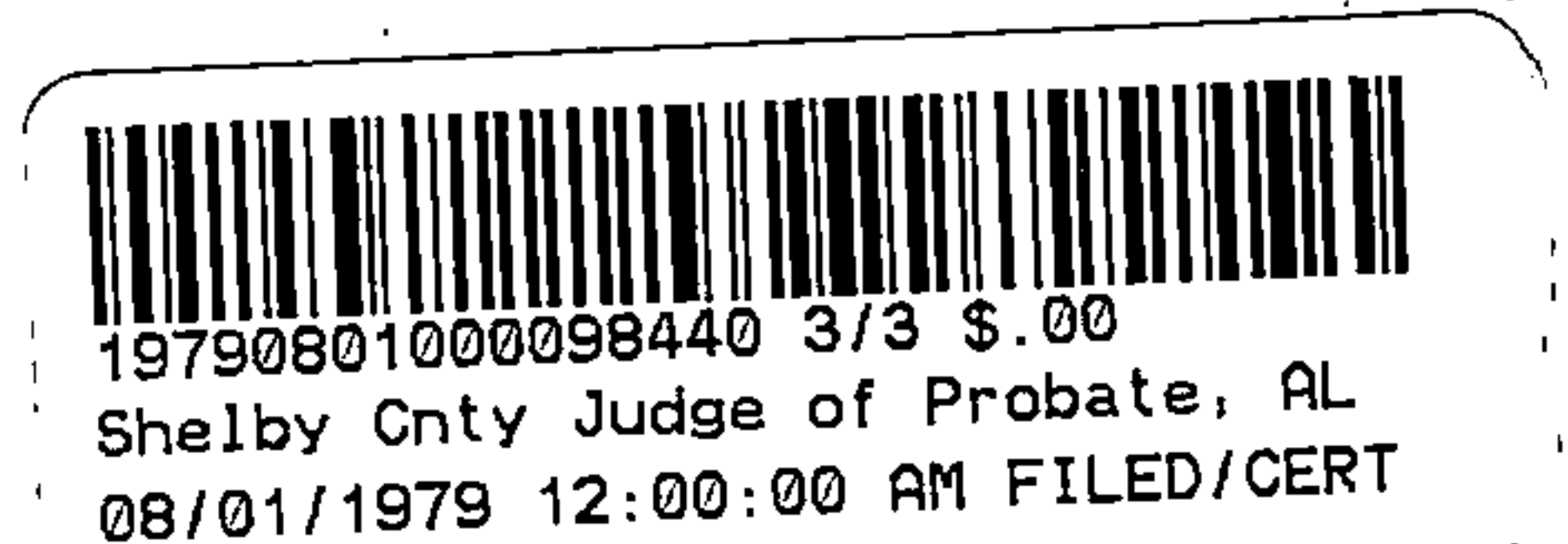
The cost are herein taxed against the Plaintiff for which let execution issued.

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
1979 AUG -1 AM 10:29

Thomas A. Snowden, Jr.
JUDGE OF PROBATE

Robert B. Alder
Circuit Judge in Equity

Rec. 4.50
Jud. 1.00
5.00



8-1-79
Certified a true and complete copy
Kyle Sansford
Clerk of Circuit Court